



**Address:** [2017 TEAKWOOD TRACE ST](#)  
**City:** FORT WORTH  
**Georeference:** 23365-2-1  
**Subdivision:** LAKEWOOD ADDITION-FORT WORTH  
**Neighborhood Code:** 1B070E

**Latitude:** 32.7482262257  
**Longitude:** -97.1922291284  
**TAD Map:** 2090-392  
**MAPSCO:** TAR-080D



Google Map or type unknown

This map, content, and location of property is provided by Google Services.

## PROPERTY DATA

**Legal Description:** LAKEWOOD ADDITION-FORT WORTH Block 2 Lot 1

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**Site Number:** 04680464  
**Site Name:** LAKEWOOD ADDITION-FORT WORTH-2-1  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 3,518  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 21,160  
**Land Acres<sup>\*</sup>:** 0.4857  
**Pool:** Y

**State Code:** A

**Year Built:** 1983

**Personal Property Account:** N/A

**Agent:** GILL DENSON & COMPANY LLC (12107)

**Notice Sent Date:** 4/15/2025

**Notice Value:** \$451,146

**Protest Deadline Date:** 5/24/2024

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

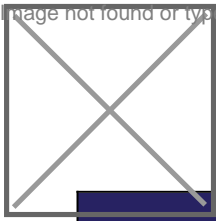
**Current Owner:**

AUSTIN JAMES N JR  
AUSTIN GLORIA

**Primary Owner Address:**

2017 TEAKWOOD TC  
FORT WORTH, TX 76112-5430

**Deed Date:** 9/25/1996  
**Deed Volume:** 0012538  
**Deed Page:** 0001454  
**Instrument:** 00125380001454



Previous Owners	Date	Instrument	Deed Volume	Deed Page
DOWD TONI MCDAVID	9/4/1986	00086730000462	0008673	0000462
BRAZIL HAROLD J JR;BRAZIL SANDRA L	12/19/1983	00076960000782	0007696	0000782
STONEBROOKE INC ATTN: B F	12/31/1900	00000000000000	0000000	0000000

## VALUES

This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised <sup>+</sup>
2025	\$371,146	\$80,000	\$451,146	\$445,154
2024	\$371,146	\$80,000	\$451,146	\$404,685
2023	\$375,994	\$80,000	\$455,994	\$367,895
2022	\$254,450	\$80,000	\$334,450	\$334,450
2021	\$242,166	\$80,000	\$322,166	\$322,166
2020	\$242,166	\$80,000	\$322,166	\$306,582

Pending indicates that the property record has not yet been completed for the indicated tax year.

+ Appraised value may be less than market value due to state-mandated limitations of value increases.

## EXEMPTIONS / SPECIAL APPRAISAL

- HOMESTEAD GENERAL 11.13(b)

Per Texas Property Tax Code Section 25.027, this website does not include exemption information indicating that a property owner is 65 years of age or older for unauthorized individuals.